



# **FORT SLOCUM/DAVIDS ISLAND – NEW ROCHELLE, NY**

## **FORMERLY USED DEFENSE SITES (FUDS)**

**U.S. ARMY CORPS OF ENGINEERS**

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### **Description**

Fort Slocum/Davids Island is an approximately 80-acre island (plus approximately 40 submerged acres) located in the Long Island Sound, approximately 0.6 miles east of the mainland of New Rochelle, New York, Congressional District NY-18. Abandoned buildings and related infrastructure from a closed military base occupy the entire island. From 1861 to 1867, the War Department leased Davids Island and constructed the DeCamp General Hospital on this site. Between 1867 and 1948, Fort Slocum was used successively as an Artillery Corps Post, General Recruiting Depot, Artillery Mortar Post, Recruit Training Post, Staging Area and Rehabilitation Center. In July 1948 Fort Slocum was transferred from the Department of the Army to the Department of the Air Force and was designated as Slocum Air Force Base. Jurisdiction transferred back to the Department of the Army on March 10, 1951. From 1951 to 1965 the mission of Fort Slocum was to provide housing and logistical support to the Defense Information School. On February 26, 1965, Fort Slocum was declared excess to the needs of the Army (Disposal Report No. 187). By quitclaim deed, dated May 11, 1967, the entire installation was conveyed to the City of New Rochelle. In May 1968, Consolidated Edison (ConEd) purchased the site from the City of New Rochelle. In the summer of 1976, ConEd sold the property back to the City of New Rochelle. The County of Westchester, of which the City of New Rochelle is a part, has expressed interest in restoring the site for use as a Park.

### **Status (As of January 2012)**

#### Planning Activities:

An Environmental Assessment, completed in March 2005, resulted in a “Finding of No Significant Impact” for the planned demolition work. The Historical Architectural Survey and National Register Evaluation was also completed in 2005, which concluded that Davids Island/Fort Slocum is eligible for the National Register of Historic Places. A Memorandum of Agreement (MOA) was signed in August 2005, which established a process for future study and consultation regarding preservation of the Island’s historic properties; the signatories are the U. S. Army Corps of Engineers, The New York State Office of Parks, Recreation and Historic Preservation (NYSOPRHP), the City of New Rochelle and the County of Westchester, New York.

Initial archaeological field surveys were completed in October 2005, and a report was provided to NYSOPRHP for review. Additional surveys were completed in October 2006. A Preservation-in-Place study and a Salvage of Architectural Elements study was completed to determine, which, if any of the remains of the Fort Slocum should be preserved. Based on consultation with interested parties and institutions relating to Army history and harbor coastal defense, no entities were interested in acquiring any architectural elements that may be salvaged from the buildings. Consultation with the interested parties regarding potential preservation options has resulted in the development of a conceptual plan that includes consideration of approximately 18 buildings for on-site preservation measures, ranging from the demarcation of building footprints to complete restoration. Upon review of the conceptual plan and the preservation-in-place report, the City of New Rochelle determined it did not have the resources to support the preservation and maintenance of any buildings on the island.

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### Demolition / Fieldwork:

A total of 89 buildings have been demolished. Demolition debris and removed asbestos, with the exception of recyclable materials, were transported to licensed disposal facilities. An abandoned underground gasoline tank, and aboveground heating oil tank associated with Fort Slocum structures were removed from the site, as well as abandoned empty transformer carcasses and empty waste drums.

### Other Work

All archaeological reports have been completed. The historic documentation reports are finalized, which address all of the demolished buildings as well as those structures and features, such as the Rodman Gun, Parade Ground and Mortar Batteries, that will remain on the island. A virtual exhibit – an online presentation of the history of Davids Island – has been created in consultation with the Westchester County Archives, the Westchester County Historical Society and the New Rochelle Public Library. The web address is: <http://davidsisland.westchesterarchives.com/>. All demolition work was completed in February, 2009; and 240 cubic yards of PCB-impacted soils were removed in 2009. A site investigation report recommending no further Department of Defense actions are necessary with respect to the past use and storage of munitions at the former Fort Slocum was finalized in June 2011. The project will be fiscally complete by September 2012.

### **Project Cost**

Estimated Federal Cost:	\$28,254,000*
Estimated Non-Federal Cost	\$ 882,000
Total	\$29,136,000

\* This figure includes an estimated cost at completion of \$25,250,000 for the preparation of required plans and assessments, including but not limited to cultural resource, archaeological and historic preservation studies, the establishment of a staging area and demolition of all buildings and structures--with the exception of the battery emplacements, roads & paths, parade ground, Rodman Gun Monument, tennis courts, flagpole, battery practice and seawall. This figure also includes an estimated \$3,004,000 of costs associated with the removal of soils contaminated with metals, and a landfill remediation which may be addressed, subject to the availability of funds, under the FUDS Program. The estimate does *not* include costs for any building preservation activities, with the exception of the salvage of architectural elements, nor is construction of a new pier included, since use of a floating barge was adequate for performance of our work. This current cost reflects an anticipated \$850,000 under run of Corps project work, as a consequence of favorable weather conditions and project efficiencies, part of which will be used for PCB soil removal and completion of historical documentation reports.

### **Contact**

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